\$569,900 - 82 Chaparral Ridge Drive Se, Calgary

MLS® #A2243464

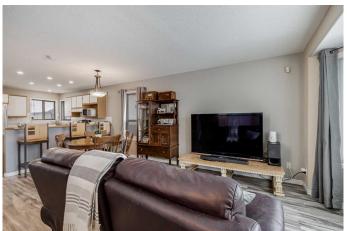
\$569,900

3 Bedroom, 4.00 Bathroom, 1,241 sqft Residential on 0.07 Acres

Chaparral, Calgary, Alberta

Situated in the welcoming, family-oriented community of Chaparral, this well-maintained two-storey home offers over 1,700 square feet of developed living space across three levels. With 3 bedrooms, 3.5 bathrooms, and a fully finished basement, the layout is ideal for growing families or anyone seeking flexible living options in a great location. The main level begins with a spacious fover that opens into a bright, open-concept living, dining, and kitchen area. Large windows fill the space with natural light, while durable laminate and tile flooring provide both comfort and practicality. The kitchen is designed for functionality with stainless steel appliances, a breakfast bar, ample cupboard and counter space, and a pantry for additional storage. A combined two-piece bathroom and laundry room adds convenience to this well-planned main floor. Upstairs, the generous primary bedroom features dual closets and a private four-piece ensuite. A second sizable bedroom offers flexibilityâ€"it can serve as a comfortable guest room or a productive home office. A second four-piece bathroom completes the upper level. The fully finished basement expands the living area with a large recreation room, an additional bedroom, a three-piece bathroom, and a dedicated storage areaâ€"perfect for hosting guests, movie nights, or creating a play space or home gym. Outside, the fully fenced backyard includes a grassy area and a deck, ideal for outdoor gatherings or unwinding after a long day. A double detached







garage with alley access completes the property, offering secure parking and extra storage. Updates include a new roof (2020), refrigerator (2020), and dishwasher (2023). The location offers access to an impressive network of walking and biking paths along Chaparral Ridge & Valley, the Bow River, and Fish Creek Provincial Park. Golfers will appreciate being minutes from both Blue Devil and McKenzie Meadows Golf Clubs. Daily commuting is made easier with quick connections to Stoney Trail, Deerfoot Trail and Macleod Trail, while nearby amenities include the Township Shopping Centre, Shawnessy shops, and a variety of restaurants and services. Families will benefit from being within a five-minute walk of Saint Sebastian Elementary and a short drive to Chaparral School, as well as several nearby parks and playgrounds. Take advantage of your opportunity to see this incredible property in personâ€"book your showing today! Be sure to check out the floor plans and 3D tour for a closer look before your visit.

Built in 1996

Essential Information

MLS® # A2243464 Price \$569,900

Bedrooms 3

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,241 Acres 0.07

Year Built 1996

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 82 Chaparral Ridge Drive Se

Subdivision Chaparral
City Calgary
County Calgary
Province Alberta
Postal Code T2X 3L5

Amenities

Parking Spaces 2

Parking Double Garage Detached

of Garages 2

Interior

Interior Features No Smoking Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Range Hood, Refrigerator, Stove(s), Washer,

Window Coverings

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Lane Roof Asphalt

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed August 1st, 2025

Days on Market 1

Zoning R-G

Listing Details

Listing Office Real Broker

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